This Instrument Prepared By:
Athens Title & Escrow LLC
5115 Maryland Way
Brentwood, Tennessee 37027

ADDRESS NEW OWNER:
Homer Sean Brock
917 Bettie Drive
Old Hickory, Tennessee 37138

SEND TAX BILL TO:
Mortgagee

MORTGAGEE
Potomac Mortgage Group, Inc
4035 Ridgetop Road
Fairfax, Virginia 22030

MAP 044
GROUP 13 0
PARCEL 038.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named "GRANTEE", and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Rogers Investment Properties, LLC, a Tennessee limited liability company** hereinafter called the GRANTOR, has bargained and sold, and by these presents, does hereby transfer and convey unto **Homer Sean Brock, a married man,** hereinafter called the "GRANTEE", his heirs and assigns, a certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to-wit:

LAND IN DAVISON COUNTY, TENNESSEE, BEING LOT NO. 8 ON THE MAP OF THE KNOLL SUBDIVISION, AS OF RECORD IN BOOK 2330, PAGE 94, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENN ESSEE TO WHICH PLAN REFERENCE IS HEREBY MADE FOR MORE COMPLETE AND ACCURATE LEGAL DESCRIPTION

Being the same property conveyed to Rogers Investment Properties, LLC, a Tennessee Limited Liability Company by quitclaim deed from 1 Public Homes LLC, a Tennessee Limited Liability Company, dated April 22, 2019 and filed of record on April 23, 2019 in Instrument No. 20190423-0037219, in the Register's Office for Davidson County, Tennessee. (for value or consideration of $0.00)

This conveyance is made subject to the following:

1) 2019 taxes and subsequent years.
2) Matters shown on the Plan of record in Plat Book 2330, page 94, said Register's Office.
3) Any and all restrictions, conditions, and easements of record.

This is improved property known as 917 Bettie Drive, Old Hickory, Tennessee 37138.

Such address is not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said **Homer Sean Brock , a married man**, his heirs and assigns, forever, and, GRANTOR does covenant with the said GRANTEE that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and warrants that the same is unencumbered unless otherwise herein set out; and, GRANTOR does further covenant and bind itself, its successors and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, his heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Karen Johnson Davidson County
Batch# 252291 DEEDWARR
07/03/2019 11:09:59 AM 2 pgs
Fees: $13.00 Taxes: $961.63
20190703-0065166

WITNESS our hands this the 28th day of June, 2019.

Rogers Investment Properties, LLC, a Tennessee limited liability company

By: Justin Rogers, Member

STATE OF Tennessee)
COUNTY OF Davidson)

Before me, the undersigned authority of the State and County aforesaid, personally appeared **Justin Rogers,** with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who, upon oath, acknowledged himself to be **Member** of **Rogers Investment Properties, LLC, a Tennessee limited liability company**, the within named bargainor, a LLC, and that he as such authorized officer, with the authority so to do, executed the within Warranty Deed for the purposes therein contained by signing the name of the LLC as such authorized officer.

WITNESS my hand and official seal at office this 28th day of June, 2019.

NOTARY PUBLIC
My Commission Expires: My Commission Expires January 23, 2023

JAMES C SMITH STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

STATE OF Tennessee)
COUNTY OF Davidson)

The actual value or consideration, whichever is greater, for this transfer is $259,900.00.

AFFIANT

Subscribed and sworn to before me on this 28th day of June, 2019.

NOTARY PUBLIC
My Commission Expires: My Commission Expires January 23, 2023

JAMES C SMITH STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY